

CITY OF VANCOUVER

507

REGULAR COUNCIL MEETING

A Regular meeting of the Council of the City of Vancouver was held on Tuesday, December 14, 1971, in the Council Chamber, at approximately 9:30 A.M.

PRESENT: His Worship the Mayor
 Alderman Adams, Bird, Broome, Calder,
 Hardwick, Linnell, Phillips, Rankin,
 Sweeney and Wilson

CLERK TO THE COUNCIL: R. Thompson

PRAAYER The proceedings in the Council Chamber were opened with prayer.

'IN CAMERA' MEETING

The Council agreed to an 'In Camera' meeting later this day.

ADOPTION OF MINUTES

MOVED by Ald. Sweeney,
 SECONDED by Ald. Calder,

THAT the Minutes of the Regular Council meeting (including 'In Camera'), dated December 7, 1971, be adopted, after correction to Alderman Phillips' enquiry, shown on page 23, to indicate that the enquiry deals with the use of asbestos as a building construction material.

- CARRIED

COMMITTEE OF THE WHOLE

MOVED by Ald. Wilson,
 SECONDED by Ald. Bird,

THAT this Council resolve itself into Committee of the Whole, His Worship the Mayor in the Chair.

- CARRIED

DELEGATIONS

Grant Request:
Vancouver Symphony Society

Mr. John Dayton appeared before the Council in connection with the request of the Vancouver Symphony Society for an additional grant, which matter is referred to in Clause 3 of the Finance section of the Board of Administration report of December 10, 1971.

COMMUNICATIONS OR PETITIONSFederal-Provincial
Employment Loan Program

In answer to letters from His Worship the Mayor dated December 3, 1971, letters were received from the Honourable Mr. Otto E. Lang, Federal Minister of Manpower and Immigration; Mrs. Grace MacInnis, M.P. Vancouver Kingsway and Mr. Harold Winch, M.P. Vancouver East. The Minister indicated that the matter is one of Provincial responsibility and the two Members indicated the efforts they have taken in support of the City's position.

MOVED by Ald. Bird,
 THAT the aforementioned letters be received for information.

- CARRIED

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

A. General Report, December 10, 1971

Works and Utility Matters

MOVED by Ald. Bird,

THAT the report of the Board of Administration (Works and Utility matters), dated December 10, 1971, be adopted.

- CARRIED

Social Service and Health Matters

MOVED by Ald. Linnell,

THAT the report of the Board of Administration (Social Service and Health matters), dated December 10, 1971, be adopted.

- CARRIED

Harbours and Parks Matters

MOVED by Ald. Adams,

THAT the report of the Board of Administration (Harbours and Parks matters), dated December 10, 1971, be adopted.

- CARRIED

Building and Planning Matters

Reconstruction of Gasoline Service Station: 5736 Main Street (Clause 1)

MOVED by Ald. Sweeney,

THAT this clause be adopted, subject to a condition that if there are adjacent residential properties then no automatic car washing facilities be permitted on the site;

FURTHER THAT,

(a) the Director of Planning and Civic Development be advised that the Council feels that automatic car washing facilities would be objectionable in other similar circumstances where there are adjacent residential properties, and

(b) the Director of Planning and Civic Development be asked to report to Council on the newer types of automatic car washing facilities and his opinion on the effect such installations would have on the amenity of existing residential properties.

- CARRIED

Balance of Building and Planning Matters

MOVED by Ald. Linnell,

THAT Clauses 2 and 3 of the report of the Board of Administration (Building and Planning matters), dated December 10, 1971, be adopted, and Clause 2 be subject to a condition that if there are adjacent residential properties then no automatic car washing facilities be permitted on the site.

- CARRIED

Finance Matters

Grants in lieu of General, School, Hospital and Municipal Finance Authority Taxes (Clause 1)

The Board of Administration submitted a report on requests for grants in lieu of taxes for eight organizations. In each case the Assessment Commissioner has certified the properties will be shown exempt on the 1972 Assessment Roll and the Corporation Counsel has confirmed that the organizations qualify for exemption.

cont'd....

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)Grants in Lieu of Taxes (cont'd)

MOVED by Ald. Bird,

THAT grants in lieu of 1970 or/and 1971 taxes for the period from proof of occupancy to the date the properties become exempt be made to the following organizations in the amounts as shown:

A. Religious Organizations

(i) <u>Union Gospel Mission Inc.</u>	\$ 46.10
604 East Cordova Street - Lots 1 & 2/59/196	
Church Mission	
Occupied and in use from January 1, 1971	
Grant to cover period from January 1, 1971 to	
December 31, 1971	
(ii) <u>St. James United Church</u>	506.92
3214 West 10th Avenue - Lot A/65/540	
Church Day Care Centre	
Occupied and in use from November 16, 1970	
Grant to cover period from	
January 1, 1971 to December 31, 1971	
(iii) <u>First Church of the Nazarene</u>	254.27
988 East 19th Avenue - Lot C/56/301	
Addition to Church	
Occupied and in use from November 15, 1971	
Date of first building inspection -	
May 26, 1971	
Grant to cover period from May 26, 1971	
to December 31, 1971	
(iv) <u>Reorganized Church of Jesus Christ</u>	
<u>of Latter Day Saints</u>	2,419.51
3333 Kaslo Street - Lots A,B & C/D & E/	
Sec. 44 THSL	
Church	
Occupied and in use from April 1, 1971	
Date of first Building inspection -	
June 30, 1970	
Grant to cover period from June 30, 1970	
to December 31, 1971	

B. Charitable Organizations

(i) <u>B.C. Housing Foundation</u>	686.57
1444 East 13th Avenue - Lot F of B/171/264A	
Senior Citizens Housing	
Occupied and in use from September, 1971	
Date of first Building inspection -	
April 29, 1971	
Grant to cover period from April 29, 1971	
to December 31, 1971	
This Senior Citizens Housing Development	
was financed partly by a grant from the	
Provincial Government as provided in the	
Elderly Citizens Housing Act. The	
charitable organization has confirmed	
that applicants are screened to ensure	
that his or her income is not in excess	
of the permissible amount set under this	
Provincial Act.	

cont'd....

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)Grants in Lieu of Taxes (cont'd)

(ii) <u>Children's Aid Society</u>	363.02
2034 Bayswater Street - Lot A/23&24/30/192 Transient shelter for teenagers in need of child Welfare Services Occupied and in use from May 1, 1971 Grant to cover period from May 1, 1971 to December 31, 1971	
(iii) <u>Children's Aid Society</u>	746.61
94-96 West 18th Avenue - Lots 1&2/544/526 Group living home for teenagers Occupied and in use from November 9, 1970 Grant to cover period from November 9, 1970 to December 31, 1971	
(iv) <u>Children's Aid Society</u>	359.90
1105 Park Drive - Lot 21 of 5/1001/526 Group living home for teenagers Occupied and in use from March 15, 1971 Grant to cover period from March 15, 1971 to December 31, 1971	

- CARRIED BY THE
REQUIRED MAJORITY

Vancouver Employees' Savings Plan
and School Board Employees (Clause 2)

MOVED by Ald. Broome,
THAT Clause 2 of the report of the Board of Administration
(Finance matters), dated December 10, 1971, be adopted.

- CARRIED

(Alderman Phillips was excused from voting)

Grant Request:
Vancouver Symphony Society (Clause 3)

The Board of Administration submitted the following report under date of December 10, 1971:

The Vancouver Symphony Society has submitted a request for

- I. A minimum grant of \$46,500 for their 1971-72 season, and
- II. An additional grant of \$6,000 to cover the rent of the Queen Elizabeth Theatre for the 1970-71 season.

For Council information, your Board wishes to point out that

I. Grant Request of \$46,500 for the 1971-72 Season

(a) In 1971 Council approved a grant to the Society of \$25,000 in theatre rental time. This grant is applicable to theatre rental time used in the current year and was applied by the City as follows:

1971 theatre rentals in their 1970-71 season	\$14,265
1971 theatre rentals in their 1971-72 season	<u>10,735</u>
	<u>\$25,000</u>

(b) The grant to cover the 1972 portion of the 1971-72 season cannot be approved by Council until 1972 and would normally be part of the City budget.

cont'd...

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Grant Request:

Vancouver Symphony Society (cont'd)

II. An Additional Grant of \$6,000 for the Year 1971

- (a) In 1970 Council approved a cash grant to this Society of \$25,000 plus an additional \$6,000 to subsidize the cost of their children's program.
- (b) In 1971 the City grant, as previously noted, was \$25,000 and the Society is requesting an additional \$6,000 to bring the 1971 grant up to the amount of the 1970 grant. Since all Queen Elizabeth Theatre charges for the Society's 1970-71 season have been paid in full, any additional grant approved by Council should be applied against \$6,165.00 of theatre rental unpaid to December 31st, 1971.

Your Board submits the matter to Council for CONSIDERATION.

Mr. John Dayton appeared before the Council and spoke in support of the Society's request.

MOVED by Ald. Adams,

MOVED by Mr. Adams,
THAT a grant of \$6,165.00 be made to the Vancouver Symphony Society, to be applied against unpaid theatre rental up to the end of 1971 and the Society be advised that any additional requests should be submitted to next year's Council.

- CARRIED BY THE
REQUIRED MAJORITY

B. Personnel Matters,
December 10, 1971

MOVED by Ald. Linnell,

THAT the report of the Board of Administration (Personnel matters, Supplementary), dated December 10, 1971, be adopted.

- CARRIED

C. Property Matters,
December 10, 1971

**City of Vancouver Automobile Fleet Insurance
(Clause 3)**

MOVED by Ald. Linnell,

THAT Clause 3 of the report of the Board of Administration (Property matters), dated December 10, 1971, be adopted, on the understanding that any reduction in premium which may arise out of No Fault insurance regulations shall accrue to the benefit of the City.

- CARRIED

Plate Glass Insurance (Clause 4)

The Board of Administration submitted the following report:

The Supervisor of Property and Insurance reports as follows:

"The City's Plate Glass Insurance Policy expires on January 1st, 1972. This policy is presently serviced by H.A. Roberts Insurance Agencies Limited, on behalf of the Royal Insurance Company. The current annual premium was quoted at \$10,000.00, and with various additions and deletions, is now \$10,457.00. The policy contains a \$50.00 deductible clause for each occurrence and consists of 63 locations as indicated on a schedule.

cont'd...

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Plate Glass Insurance (cont'd)

In accordance with Council's instructions and on the basis of existing coverage, tenders for the renewal of this policy were called for and opened at a meeting of the Board of Administration on December 6th 1971. The following tenders were received and are quoted on the basis of a three year term.

H.A. Roberts Insurance Agencies Ltd. - Royal Insurance Company
Three year premium - \$24,354.00
Annual - \$ 8,118.00

Macaulay, Nicolls, Maitland Co. Ltd. - Insurance Company of North America

Three year premium - \$21,430.00
Annual - \$ 7,500.00

RECOMMENDED that the tender submitted by Macaulay, Nicolls, Maitland and Company Limited on behalf of the Insurance Company of North America be accepted in accordance with the tender submitted."

Your Board

RECOMMENDS the foregoing recommendation of the Supervisor of Property & Insurance be adopted.

MOVED by Ald. Phillips,

THAT the City do not continue to carry this class of insurance.

(tabled)

MOVED by Ald. Rankin,

THAT Clause 4 of the report of the Board of Administration (Property matters), dated December 10, 1971, together with the pending motion of Alderman Phillips, be tabled for one week and in the meantime the Board of Administration report on the City's experience.

- CARRIED

Sale of City Lot N/S Napier Street betw.

Clark Drive and Odum Drive:

Chuck Wagon Meat Processors Limited (Clause 2)

MOVED by Ald. Sweeney,

THAT Clause 2 of the report of the Board of Administration (Property matters), dated December 10, 1971, be adopted.

- CARRIED BY THE REQUIRED MAJORITY

Lease of 250 Terminal Avenue (Clause 1)

MOVED by Ald. Sweeney,

THAT Clause 1 of the report of the Board of Administration (Property matters), dated December 10, 1971, be adopted.

- CARRIED

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

D. Winter Employment Programs:
Fifth Report

The Board of Administration, under date of December 10, 1971, submitted the following report:

The City Engineer reports:

"Two further projects under the Local Initiatives Program have been proposed:

Project 16 - Sewers Records Project (Engineering Department)

To guide Sewers crews in the field, it is necessary to have accurate and up-to-date records of connections, service spurs and back-water valve locations. Lack of this information can cause delays in effecting repairs and remedial action of flooding and hazardous health conditions in dwellings and businesses. It is proposed to employ two additional clerks in the Sewers Operations Branch for 5 months to search, check and correlate the records.

January to May, 1972

Man-months	- 10
Total Cost	- \$ 5,370
Senior Governments	- \$ 4,800
Estimated City's Share	- \$ 570 (11%).

Project 17 - Industrial Plumbing Survey (Department of Permits & Licenses)

There are a number of industrial buildings, particularly along Burrard Inlet and the Fraser River, which very likely contain plumbing cross-connections (between potable and unpotable water supplies). These would constitute a health hazard and should be corrected. It is proposed that two Plumbing Inspectors be hired to survey the industrial plants in the areas noted. This will identify the problem so that a corrective program can be undertaken. To record the information from the survey, and subsequently notify the owners involved, it is further proposed to hire one Clerk-Typist II.

January to May, 1972

Man-months	- 15
Total Cost	- \$11,135
Senior Governments	- \$ 6,725
Estimated City's Share	- \$ 4,410 (40%)

Recommendations

I RECOMMEND, on behalf of the Department Heads:

1. That Project 16 (Sewer Records) and Project 17 (Industrial Plumbing) be approved and the Department Heads be authorized:
 - a - to sign application forms,
 - b - subject to approval of the form by the Corporation Counsel, to sign agreements,
 - c - subject to Senior Government approvals, to carry out the projects.
2. That \$5,980 for the City's share of the costs be approved in advance of the 1972 Revenue Budget."

Your Board RECOMMENDS that the above report of the City Engineer be adopted.

MOVED by Ald. Bird,
THAT the foregoing recommendations be adopted.

- CARRIED

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

E. Application to Rezone Denman Place as a Hotel

A report dated November 1, 1971, was submitted by the Board of Administration on this application by Mr. W. A. Street for the owner. The report recommends that the application be submitted to a Public Hearing and also indicates that a final report on parking for hotels will be available in about seven months time.

MOVED by Ald. Sweeney,

MOVED by Mr. Sweeny,
THAT the application of Mr. W.A. Street for rezoning of Denman Place to a hotel, and the report of the Board of Administration, be referred to the Public Hearing to which the final report on hotel parking and consequent amendments to the Zoning and Development By-law are submitted.

- CARRIED

**F. Establishment of Land for Highway Purposes
Salish Subdivision, Musqueam Indian Reserve No. 2**

The Board of Administration, under date of December 10, 1971, submitted the following report:

The Supervisor of Property and Insurance reports as follows:-

"By agreement dated 4th July, 1970, made between the City of Vancouver and the Minister of Indian Affairs and Northern Development on behalf of the Musqueum Indian Band, the Crown agreed to grant to the City by Letters Patent a certain portion of Lot 70, Parcel A, Musqueum Indian Reserve No. 2, and a portion of Parcel B, reference Plan 10769, Musqueum Indian Reserve No. 2, lying within the Salish Subdivision, for use for street and public road purposes.

The Letters Patent with respect to the road system have been received and deposited in the Land Registry Office. It now remains for these portions to be formally established for highway purposes and it is therefore,

RECOMMENDED that that portion of Lot 70, Parcel A, Musqueum Indian Reserve No. 2, Group One New Westminster District, Plan 12172, shown outlined in red on reference Plan 10741, and that portion of Parcel B, reference Plan 10769 Musqueum Indian Reserve No. 2, Group One New Westminster District, shown outlined in red on a plan of survey sworn to by James Davidson, B.C.L.S. on the 10th day of February, 1970, and marginally numbered 8014-3, be established as highway and that the formal resolution establishing the same be passed by Council."

Your Board

RECOMMENDS the foregoing recommendation of the Supervisor of Property and Insurance be adopted.

MOVED by Ald. Hardwick,
THAT the foregoing report be adopted.

- CARRIED

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

G. Leave of Absence with Pay:

Mrs. K. McPhedran, Museums Department

The Board of Administration, under date of December 13, 1971, submitted the following report:

"The Museums Manager reports as follows:

'The staff of the Centennial Museum are currently engaged in assembling the material that will be displayed in the Settlement and Colonization display in Gallery #5. This is the display approved by Council at its meeting on September 28, 1971.

It has become necessary for Mrs. Kerry McPhedran, who is the staff member in charge of the display, to travel to Victoria to select material from the Provincial Archives, Provincial Museum, and Provincial Maritime Museum. These three institutions have agreed to loan us several key items for the display. Mrs. McPhedran would like to be absent from the Museums for the purpose of selecting this material on December 20 and 21. There will be no cost to the City aside from salary and accordingly

I recommend that Mrs. Kerry McPhedran be granted leave with pay for the purpose of selecting materials for display in the Settlement and Colonization Gallery in the Centennial Museum'.

Your Board RECOMMENDS the foregoing recommendation of the Museums Manager be adopted."

MOVED by Ald. Linnell,

MOVED by Mr. BROWN,
THAT the foregoing report of the Board of Administration
be adopted.

- CARRIED

H. Winter Employment Programmes Project 10 Development of Building and Public Space Prototypes

The Board of Administration submitted a report dated December 13, 1971, by the Director of Social Planning/Community Development on Project 10 of the Winter Employment Programmes, dealing with the development of building and public space prototypes. Because of delays in the approval by Canada Manpower of projects, it is not considered that sufficient time remains in the programme to allow full development of the project.

MOVED by Ald. Phillips,

THAT the following recommendation of the Board of Administration be adopted:

'Your Board RECOMMENDS that Winter Employment Programmes Project 10 - Development of Building and Public Space Prototypes be withdrawn in accordance with the recommendations of the Department of Social Planning/Community Development and the Department of Planning and Civic Development'.

- CARRIED

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

I. Social Worker Classifications: Department of Welfare and Rehabilitation

The Board of Administration, on December 13, 1971, submitted a report of the Acting Director of Personnel Services dealing with reorganization of positions in the Social Service Division of the Department of Welfare and Rehabilitation. The Acting Director of Personnel Services reported in summary as follows:

<u>SUMMARY</u>	<u>Present Classification</u>	<u>Proposed Classification</u>	<u>Effective Date</u>
Incumbent			
All Positions	Social Service Worker V P.G. 29 (\$965-1160)	Abolish	When Adopted
All Positions	Social Service Worker IV P.G. 26 (\$843-1013)	Abolish	When Vacated
All Positions	Social Service Worker III P.G. 24 (\$772-922)	Abolish	When Vacated
All Positions	Social Service Worker IIA P.G. 23 (\$735-883)	Abolish	When Vacated
All Positions	Social Service Worker II P.G. 21 (\$673-806)	Abolish	When Vacated
14 Positions	Social Service Worker I P.G. 19 (\$616-735)	Social Worker I P.G. 19 (\$616-735) Title Change and class specification revision only	When Adopted
10 New Positions		Social Worker I P.G. 19 (\$616-735)	When Adopted
14 New Positions		Social Worker II P.G. 23 (\$735-883)	When Adopted
5 New Positions		Social Worker III P.G. 25 (\$922-965)*	When Adopted
2 New Positions		Social Worker IV P.G. 28 (\$1013-1104)*	When Adopted

* Effective range under Personnel Regulation
160-1(a)(2)

1971 2nd half rates

MOVED by Ald. Hardwick,
THAT the following recommendations of the Board of Administration be adopted:

- (1) the classifications for the Social Services Division be approved as outlined;
- (2) the positions and classifications of Social Service Worker II - V inclusive be abolished;

cont'd...
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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Social Worker Classifications:
Department of Welfare and
Rehabilitation (cont'd)

(3) the following attached class specifications as revised or prepared be approved:

Class No. 322	-	Social Worker IV (New)
Class No. 321	-	Social Worker III (New)
Class No. 320	-	Social Worker II (New)
Class No. 315	-	Social Worker I (Rev. & Retd.)

(4) the above recommendations of the Acting Director of Personnel Services be adopted.

- CARRIED

J. Grant:
Christmas Carol Ship Program

In accordance with a recommendation of the Centennial Committee it was,

MOVED by Ald. Sweeney,

THAT a grant of \$1,000 be made, chargeable to the Centennial Fund, to aid in the work of the Christmas Carol Ship program which this year includes 14 vessels and the granting of free passage to senior citizens and handicapped persons.

- CARRIED BY THE REQUIRED MAJORITY

K. Temporary Detoxification Facilities

Alderman Wilson reported on discussions with the Minister of Rehabilitation and Social Improvement in connection with the proposal that the Salvation Army operate an interim detoxification facility. The Alderman advised that the Minister is firm in his request that the per diem rate be reduced from the proposed \$18 to \$15. The Alderman also advised that the committee of officials who are investigating this proposal agree that the facility can be operated at the rate proposed by the Minister.

The Chairman acknowledged receipt of the oral report.

COMMITTEE OF THE WHOLE

MOVED by Ald. Calder,

THAT the Committee of the Whole rise and report.

- CARRIED

MOVED by Ald. Calder,

SECONDED by Ald. Bird,

THAT the report of the Committee of the Whole be adopted.

- CARRIED

BY-LAWS

1. BY-LAW TO AMEND THE ZONING AND DEVELOPMENT BY-LAW (N/S 13th Avenue betw. Laurel & Oak)

MOVED by Ald. Bird,
 SECONDED by Ald. Wilson,

THAT leave be given to introduce a By-law to amend By-law No. 3575, being the Zoning and Development By-law, and the By-law be read a first time.

- CARRIED

cont'd....

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BY-LAWS (cont'd)

By-law to Amend the Zoning and Development By-law (cont'd)

MOVED by Ald. Bird,
SECONDED by Ald. Wilson,
THAT the By-law be read a second time.

- CARRIED

MOVED by Ald. Bird,
SECONDED by Ald. Wilson

THAT Council do resolve itself into Committee of the Whole, to consider and report on the By-law, His Worship the Mayor in the Chair.

- CARRIED

MOVED by Ald. Bird,
THAT the Committee of the Whole rise and report.

- CARRIED

The Committee then rose and reported the By-law complete.

MOVED by Ald. Bird,
SECONDED by Ald. Ald. Wilson,

THAT the report of the Committee of the Whole be adopted.

- CARRIED

MOVED by Ald. Bird,
SECONDED by Ald. Wilson,

THAT the By-law be read a third time and the Mayor and City Clerk be authorized to sign same and affix thereto the Corporate Seal.

- CARRIED

(The By-law received three readings)

MOTIONS

1. Establishment of Land for Highway Purposes
(Salish Subdivision, Musqueam Indian Reserve No. 2)

MOVED by Ald. Bird,
SECONDED by Ald. Sweeney,

THAT WHEREAS Her Majesty the Queen in Right of Canada as represented by the Minister of Indian Affairs and Northern Development has, by Letters Patent dated the 7th day of July, 1971, granted to the City of Vancouver for highway purposes for such period of time as said lands are required and used for public road purposes, the following described lands:

FIRSTLY, that certain parcel or tract of land and premises situate, lying and being in the City of Vancouver more particularly known as that portion of Lot 70, Parcel A, Musqueam Indian Reserve No. 2, Group One, New Westminster District, Plan 12172 shown outlined in red on Reference Plan 10741;

AND SECONDLY, that certain parcel or tract of land and premises situate, lying and being in the City of Vancouver more particularly known as that portion of Parcel B, Reference Plan 10769, Musqueam Indian Reserve No. 2, Group One, New Westminster District, shown outlined in red on a Plan of Survey sworn to by James Davidson, B.C.L.S. on the 10th day of February, 1970 and signed by C.W. Hyslop for the Minister of Indian Affairs and Northern Development, on the 7th day of May, 1970 on behalf of Her Majesty the Queen in the Right of Canada;

cont'd....

MOTIONS (cont'd)Establishment of Land for Highway Purposes (cont'd)

AND WHEREAS it is deemed expedient and in the public interest to accept and allocate the said lands for highway purposes;

THEREFORE BE IT RESOLVED THAT the above described lands so conveyed be and the same are hereby accepted and allocated for highway purposes and declared to form and constitute a portion of highway.

- CARRIED

2. Meeting with Provincial Minister of Health Services and Hospital Insurance

MOVED by Ald. Linnell,
SECONDED by Ald. Broome,

THAT the report submitted by Alderman Linnell, and dated December 7, 1971, being an account of a meeting between the Minister of Health Services and Hospital Insurance, Alderman Linnell and certain Civic officials on the subject of Community Care Facilities, be received for information.

- CARRIED

3. New Social Allowance Rates

On November 30, the Council tabled the following recommendations of the Standing Committee on Health and Welfare for three weeks:

- "(a) that the proposal contained in the report of the Board of Administration dated November 24, be approved
- (b) that a committee be appointed to present the subject matter to the Hon. Minister of Rehabilitation and Social Improvement".

In the meantime copies of the report were furnished to related agencies and interested parties. A number of requests by interested parties to be heard as delegations have been received by the City Clerk.

MOVED by Ald. Rankin, SECONDED by Ald. Hardwick,

THAT recommendations (a) and (b) of the Standing Committee on Health and Welfare, along with the November 24th report of the Board of Administration, referred to in this Minute, be raised from the table and be referred to the Health and Welfare Standing Committee to meet at the first opportunity to consider the report and to hear delegations, with the object of making recommendations to the Council.

- CARRIED

ENQUIRIES AND OTHER MATTERS

Alderman Broome -
Sale of Small
Locally made
Submarine

raised the question of the report in the daily paper that the Federal Government had intervened in a proposed sale of a small specialized locally made submarine to the Union of Socialist Soviet Republics.

Alderman Rankin -
Demolition of Merrill
Mansions: Fire Hall
Site, Haro & Thurlow
Streets

referred to a letter received by him concerning tenants of Merrill Mansions at Haro and Thurlow Streets who will be affected by the demolition of the building because the site is to be used for the erection of a fire hall. He asked if anything could be done about the time to be allowed the tenants to seek new accommodation.

The Mayor directed that the letter be referred to the Board of Administration for report.

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ENQUIRIES AND OTHER MATTERS (cont'd)

Alderman Sweeney -
Snow Removal

enquired as to whether it would not be useful to advertise the fact that owners of commercial premises have a responsibility in removing of snow from the sidewalks in front of their premises.

Alderman Calder -
Basement Areas

stated that on September 14th he asked for a report on regulations regarding completion of basement areas in homes. The Alderman reiterated his request that the Director of Planning and Civic Development be advised that Council is awaiting the report.

Alderman Calder -
Apartments Converted
to Hotels

stated that about a year ago when Council was dealing with a zoning matter related to Denman Place, he asked whether Council could be advised about other apartment buildings which had been converted by their owners to hotel use. He reiterated his request that such a report be made.

Alderman Wilson -
Mennonite Brethren
Proposed Housing
Development

referred to discussions between the Mennonite Brethren and City officials concerning the price of land which they propose to purchase for a housing development and the Alderman wondered whether there had been a change in policy on the part of the City with respect to pricing land for this purpose.

Commissioner Sutton Brown answered the enquiry to the effect that the City's policy is to sell at assessed value as though the land were subdivided and the intended purchasers would like to purchase at assessed value in its un-subdivided condition.

NOTICE OF MOTION

The following Notices of Motion were submitted and recognized by the Chair:

1. Proposed Park and Ride Service:
P.N.E. Grounds

MOVED by Ald. Phillips,
SECONDED by Ald. Hardwick,
THAT WHEREAS there is a parking lot available at Hastings and Windermere Streets which will take up to 700 cars and is free during the day fifty weeks of the year;

AND WHEREAS the vicinity of Hastings and Cassiar is the confluence of East Hastings, the Second Narrows Bridge and Highway 401 and is therefore a good location for a park and ride service;

cont'd....

NOTICE OF MOTION (cont'd)Proposed Park and Ride Service:
P.N.E. Grounds (cont'd)

AND WHEREAS there is no schedule for the implementation of the Kelly Report recommendations and a park and ride service at the P.N.E. grounds would not be inconsistent with these recommendations;

THEREFORE BE IT RESOLVED that Council restate its wish to establish a park and ride facility at the P.N.E. as soon as possible and request the active assistance of the P.N.E. in its establishment.

(Notice)

2. Submarine:

Federal intervention in sale of

MOVED by Ald. Phillips,
SECONDED by Ald. Broome,

THAT WHEREAS there seems to be little reason to feel threatened if the technology of a three man submarine falls into the hands of the Soviet Union:

AND WHEREAS the work of International Hydrodynamics Ltd. represents the kind of high technology industry that we should be encouraging:

AND WHEREAS a government subsidy is no substitute for viable commercial business;

THEREFORE BE IT RESOLVED THAT Vancouver City Council protest the decision of the Federal Government to cancel the sale of a submersible research craft to the Soviet Union and ask other municipal Councils in Greater Vancouver to join the protest.

(Notice)

The Council recessed at approximately 10:45 A.M. and following an 'In Camera' meeting in the Mayor's Office recessed at approximately 11:30 A.M. for a tour of some of the renovated parts of the City Hall.

The Council reconvened following the tour in #2 Committee Room at approximately 11:45 A.M. with all members present.

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)L. City Hall Renovations, Parts II and III

The Council received from Mr. Ross Ritchie, Architect and Planner, a written proposal for renovations of the City Hall, Parts II and III, dated December 1971, supported by plans and commentary by himself.

The proposals contained in Part II are the altering and renovating the ground, second and third floors and part of the sub-ground floor as necessary. Those contained in Part III are the renovation of Data Processing Department and conversion and reconditioning of public elevators.

Possible additional work was included being air conditioning with two alternatives, filling in of the void Second Floor East and audio-visual equipment, Third Floor.

cont'd....

Regular Council, December 14, 1971 16

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

City Hall Renovations, Parts II and III (cont'd)

The Board of Administration submitted a report on this matter dealing with the projects recommended by Mr. Ritchie and bringing to Council's particular attention air conditioning proposals and the matter of the in-fill of the void on the Second Floor East, as well as audio-visual installations which would allow proceedings in the Council Chamber to be followed elsewhere on the Third Floor.

The Board of Administration report included matters which lie outside the general contract such as telephones, building equipment, new furniture and moving expenses, etc. estimated to cost \$124,000.00.

Reference was also made in the report of the Board of Administration to the sum of \$73,330.00 which is required to complete Part I of the renovations.

MOVED by Ald. Adams, SECONDED by Ald. Bird,
THAT Council approve:

(a) the sum of \$73,330.00 required to complete Part I of the renovations;

(b) the following renovation projects, the estimated costs of which are shown in connection with each item -

"Part II of Renovations: Basic Estimate"

General Work	\$387,000.00
Electrical	184,000.00
Mechanical	187,000.00
Plumbing	<u>33,000.00</u>
Total	\$791,000.00

Possible Additional Work

Air Conditioning: (Architects' report page 7)

System A \$155,000.00

Work Outside of the
General Contract \$124,000.00
(Board of Adminis-
tration report, P.1)

- CARRIED

MOVED by Ald. Phillips, SECONDED by Ald. Hardwick,

THAT the Board of Administration be asked to give further consideration and report on the matter of an audio installation which would allow the proceedings in the Council Chamber to be followed elsewhere on the Third Floor.

- CARRIED

- 1 -

The Council adjourned at approximately 12:15 P.M.

* * *

The foregoing are Minutes of the Regular Council meeting dated December 14, adopted on December 21, 1971.

B. J. Ell
DEPUTY CITY CLERK

DEPUTY CITY CLERK

James M. Flanagan
MAYOR

December 10th, 1971

The following is a report of the Board of Administration:

WORKS & UTILITY MATTERS

CITY ENGINEER'S REPORT

RECOMMENDATIONS:

1. Closing Portion of the Lane North
of Brigadoon East of Victoria Drive
Block 57, D.L. 727 (Fraserview)

"City Council on June 7th, 1968 closed a portion of the lane north of Brigadoon east of Victoria in order to provide a larger site for the Fraserview Assembly Church. The Church has recently acquired an additional two lots on Brigadoon. They now request the acquisition of a further 10 feet of lane in order to eliminate a bad jog in the boundary of their site. The 10-foot portion of lane is surplus to the City's highway requirements.

I RECOMMEND that the area shown blue on plan marginally numbered LE 3162 be closed, stopped up and conveyed to the abutting owner subject to the following conditions:-

- (a) The value of the closed lane be \$500.00 in accordance with the recommendation of the Supervisor of Property & Insurance.
- (b) The closed lane to be consolidated with the abutting lands.
- (c) The owner to provide a north/south public utility easement 5 feet in width approximately 126 feet east of Victoria Drive.
- (d) The applicant to pay all costs for the removal or re-routing of existing public utilities and the physical closing of the lane.
- (e) An agreement satisfactory to the Corporation Counsel and City Engineer."

Your Board RECOMMENDS that the foregoing be approved.

2. Closing Lanes in Block Bounded by Main Street,
Cordova Street, Gore Avenue, and Powell Street,
Block 5, D.L. 196, Provincial Courts Building

"The consolidation of the site for the new Provincial Courts Building on the east side of Main Street, south of Powell Street requires the closing of the lanes in the block bounded by Main Street, Cordova Street, Gore Avenue and Powell Street, being Block 5, D.L. 196.

I RECOMMEND that the lanes dedicated by the deposit of Plan 184 in Block 5, D.L. 196, shown outlined red on plan marginally numbered LF 5862 be closed, stopped up and title taken thereto.

I FURTHER RECOMMEND that the said closed lanes be subdivided with the remaining lots in Block 5."

Your Board RECOMMENDS that the foregoing be approved.

BOARD OF ADMINISTRATION, December 10th, 1971 (WORKS) :

3. Closing Portion of Campbell Avenue between Cordova Street and Powell Street,
Blocks 49 and 50, D.L. 181

"The redevelopment of the area in the vicinity of Campbell Avenue and Cordova Street requires the closure of Campbell Avenue north of Cordova Street. The City is the registered owner of the lands on both sides of Campbell Avenue between Cordova Street and Powell Street.

I RECOMMEND that all that portion of Campbell Avenue dedicated by the deposit of Plan 196 shown outlined red on plan marginally numbered LF 5887 be closed, stopped up and title taken thereto.

I FURTHER RECOMMEND that the said closed portion of road be subdivided with abutting City-owned Lots 1 to 4 and 37 to 40, Block 49, D.L. 181."

Your Board RECOMMENDS that the foregoing be approved.

4. Installation of Water Mains - 1971 Capital Budget

"The following water main replacements are required prior to paving and due to leaks:-

WATER MAIN PROJECT 111

<u>Street or Avenue</u>	<u>From</u>	<u>To</u>
Rupert Street	Graveley Street	3rd Avenue
Turner Street	Cassiar Street	Skeena Street

WATER MAIN PROJECT 112

<u>Street or Avenue</u>	<u>From</u>	<u>To</u>
23rd Avenue	Inverness Street	Clark Street
Windsor Street	23rd Avenue	King Edward Avenue
Durward Avenue	Fraser Street	Prince Albert Street
Commercial Street	39th Avenue	41st Avenue

The following installations are required to improve the system capacity for fire protection:

<u>Street or Avenue</u>	<u>From</u>	<u>To</u>
29th Avenue	Main Street	Walden Street
Prince Albert Street	44th Avenue	45th Avenue

The estimated cost of Project 111 is \$32,000 and Project 112 is \$34,000. Funds for both projects are available from the 1971 Capital Budget, 'Prior to Paving Installations - Unallocated', Account No. 127/7903.

I RECOMMEND that water mains be installed on the above mentioned streets and that \$32,000 for Project 111 and \$34,000 for Project 112 be appropriated from Account No. 127/7903, 'Prior to Paving Installations - Unallocated'."

Your Board RECOMMENDS that the foregoing be approved.

Board of Administration, December 10, 1971 (WORKS) 3

5. Transit Changes Associated with the New Georgia Viaduct

The City Engineer reports as follows:

"Coincident with the opening of the north span of the New Georgia Viaduct (presently scheduled for January 9, 1972) a number of changes to downtown transit routes and bus stop locations will be required. This report is submitted for Council approval of these changes. Copies of drawings showing the change are circulated for the information of Council.

The changes to transit routes and bus stop locations are made necessary by the following major changes to the downtown traffic pattern, which will be implemented at the opening of the north span of the New Georgia Viaduct:

STREET CHANGES

- (1) The north span of the New Georgia Viaduct will be opened to traffic one-way westbound.
- (2) The south span of the New Georgia Viaduct will be changed from two-way to one-way eastbound.
- (3) Pender Street, between Burrard and Beatty Streets, will be made two-way.
- (4) Beatty Street, between Dunsmuir and Pender Streets, will be made two-way.
- (5) Dunsmuir Street, between Burrard and Beatty Streets, will be reversed to one-way westbound.
- (6) Georgia Street, from Cambie to Beatty Street, will be made one-way eastbound, and from Cambie to Richards Street it will be four lanes eastbound and two lanes westbound.

TRANSIT CHANGES

The transit changes result primarily from the reversal of Dunsmuir Street to one-way westbound. Eastbound transit which formerly used Dunsmuir Street will be shifted to Georgia, Pender and Hastings Streets. The South Burnaby and Richmond Express bus routes have been extended to provide better penetration into the downtown area.

The transit routes affected are listed below, and the new routes are shown on the drawings.

- (1) Vancouver
 - (a) Beach Avenue bus route #1
 - (b) Knight-MacDonald bus route #22
 - (c) MacDonald-16th bus route #23
 - (d) Nanaimo-Powell-Stanley Park bus routes #11, #12, #24
- (2) Greater Vancouver
 - (a) Richmond Express bus route #60
 - (b) South Burnaby bus routes #53, #54, #55
 - (c) North Vancouver bus routes #81, #82, #83
 - (d) West Vancouver bus route
- (3) Intercity bus routes terminating at the Larwill Bus Depot

/continued . . .

Clause 5 ContinuedBUS ZONE CHANGES

The new bus stops to serve these routes were included in the report "Existing Transit Operations Downtown Vancouver 1970", which was approved by Council last fall. Proposed additions and changes to these bus stops are as follows:

- (1) An additional bus stop on the east side of Burrard Street north of Pender Street for the Beach Avenue bus.
- (2) An additional bus stop on the south side of Hastings Street west of Hornby Street for the Richmond Express and Beach Avenue buses.
- (3) Relocate the proposed bus stop on Dunsmuir Street west of Cambie Street to Cambie Street north of Dunsmuir Street for the MacDonald, South Burnaby, and Beach Avenue buses.
- (4) Retain the existing bus stop on Homer Street north of Dunsmuir Street for the Beach Avenue bus.
- (5) Eliminate the existing bus stop on Seymour Street north of Georgia Street.
- (6) Relocate the existing bus stop on Seymour north of Dunsmuir Street to Seymour Street south of Dunsmuir Street.

The new and existing bus stops in the downtown area, including the above proposals, are shown on the drawings.

TRANSIT RECOVERY POINTS

In general, no recovery or schedule adjustment time is needed for bus routes that inter-connect to pass through the downtown area (e.g. the 10th Avenue-Hastings Street routes and the 4th Avenue-Oak Street routes). However, for long routes that loop or terminate downtown (e.g. Richmond Express bus route) a short layover for recovery time is necessary. It has been City policy to require that these recovery points be located off-street, and facilities exist for this at the suburban termini of almost all B.C. Hydro bus routes. This policy would seem particularly appropriate in the downtown area in view of the higher level of street activity there. Downtown layovers should normally be in the Larwill Bus Depot. However, some buses (e.g. West Vancouver bus) currently layover on-street because of insufficient room at the depot. The length of recovery time required varies from a few minutes during busy periods, to as much as ten minutes for buses on the longer routes during periods of light traffic.

- (1) West Vancouver bus - this bus presently recovers time on Hamilton Street beside the Post Office. On the new route this bus will have a recovery point on Homer Street north of Georgia Street.
- (2) Beach Avenue bus - this bus presently recovers time on Homer Street north of Pender Street. On the new route this bus will have a recovery point on Cambie Street north of Dunsmuir Street.
- (3) MacDonald-16th bus - this bus presently recovers time on Hamilton Street south of Dunsmuir Street. On the new route this bus will have a recovery point on Cambie Street north of Dunsmuir Street.
- (4) Richmond Express - this bus presently recovers time on Howe Street south of Pender Street. On the new route this bus will have a recovery point on Burrard Street north of Dunsmuir Street.

/continued . . .

Clause 5 Continued

(5) South Burnaby bus - this bus presently recovers time in the Larwill Bus Depot where the route terminates. B.C. Hydro state that the Larwill Depot is already over crowded and that the changes to the internal traffic pattern at the Depot necessitated by the New Viaduct and resulting street changes reduces the number of bus bays, and this requires the removal from the Depot of the South Burnaby buses. At the same time, because of the desirability of penetrating deeper into the downtown area B.C. Hydro propose a route which will take this bus as far west as Burrard Street. The new recovery point will be on Burrard Street north of Dunsmuir Street.

Since at the present time there appears to be no alternative to allowing on-street time recovery for the above buses, the new recovery points were chosen to minimize their effect on traffic.

- (1) It is RECOMMENDED that the changes to transit routes shown on the drawings be approved.
- (2) It is RECOMMENDED that the additions and changes to bus zones, over and above those contained in the Transit Report of last fall, be approved.
- (3) It is RECOMMENDED that the recovery points of the buses listed above be approved at this time because of the lack of facilities for off-street bus layovers, and that these recovery points be reviewed in twelve months."

Your Board RECOMMENDS that the foregoing Recommendations of the City Engineer be approved.

FOR ADOPTION SEE PAGE(S) 508

SOCIAL SERVICE AND HEALTH MATTERSRECOMMENDATIONS

1. Welfare and Rehabilitation Department
Additional Staff Rehabilitation Program

BACKGROUND:

The salaries of staff hired by the Department are subject to 50% recovery from the Government of Canada through the Canada Assistance Plan.

The Honourable Dan Campbell, Minister of Municipal Affairs, of the Provincial Government, has indicated that the salaries of persons hired by the municipalities under the Provincial Job Opportunities Program, are subject to 50% cost sharing.

INFORMATION:

For sometime the Rehabilitation workers of the Department have been directing their major efforts towards assisting Social Assistance recipients to become re-employed, and the success of their efforts is measured through the closing of more than 200 cases a month through re-employment. Their workload was recently increased by 2 Provincial Government Programs, "On-the-job-Training" and "The Job Opportunities Program." They now have the additional task of assisting social assistance recipients to take full advantage of new Canada Manpower Programs for the winter. Their work could be materially assisted by the addition of four (4) clerk typists.

There are recipients currently on social assistance in receipt of Job Opportunities certificates who have the necessary skills and experience to be employed in a clerical capacity and a rehabilitation program.

The net cost to the City of Vancouver of hiring four clerk typists II for five months to April 30, 1972, to assist in the vocational rehabilitation program of the department is as follows:

4 Clerk Typists II (5 mos.) Temp.	\$7,960
10% Fringe Benefits	<u>796</u>
	\$8,756
	=====
Canada Assistance Plan	
Recovery - Gov't of Canada	
50% of Salary Cost -	\$4,378
Provincial Government	
Job Opportunities Program	
Recovery - 50% of Salary Cost -	\$4,378
BALANCE	-----
Office Expense	-----

The furniture and equipment required for the 4 positions are available from Surplus Stores and will be on loan to the Department for the 5 month period at no cost.

Board of Administration, December 10, 1971 (Social 2)

Clause #1 Continued

Telephone Expenses.

Installation & Rental	\$300.00
TOTAL COST TO THE CITY	\$300.00
	=====

The Comptroller of Accounts advises that funds for 1971 estimated at \$100 are available in the Departmental Budget, the balance of \$200 will be provided in the 1972 Departmental Budget as an advance approval.

RECOMMENDATION:

THAT Council approve the hiring of 4 temporary clerk typists II to 30th April, 1972, to assist in Vocational Rehabilitation, subject to cost sharing by the Government of Canada and the Provincial Government as outlined above. The City's share estimated at \$300 be provided as previously stated by the Comptroller of Accounts.

Your Board RECOMMENDS that Council approve the foregoing recommendation by the Director of Welfare and Rehabilitation.

2. Welfare and Rehabilitation Department
- Extension of Temporary Positions

The Director of Welfare Services reports as follows:

"On September 28, 1971 City Council adopted a recommendation that 59 temporary staff positions be extended until December 31, 1971 and on October 26, 1971 adopted a further recommendation to extend until December 31, 1971 an additional 10 positions; a total of 69 temporary positions in all.

At that time the Director reported that all of the 10 additional positions would not necessarily be required for the full period and would be phased out as they became vacant, and accordingly vacated temporary positions are not being filled.

The staffing of the Department, in accordance with the re-organization is taking more time than originally anticipated. I am requesting an extension of the 59 temporary staff positions as outlined below to the end of February 1972.

Social Worker III	1
Social Worker I	15
Clerk III	4
Clerk I	3
Clerk Typist III	2
Clerk Typist II	20
Clerk Typist I	<u>14</u>
TOTAL:	59

In making this request it is understood that the temporary staff will remain on the payroll until the permanent positions are posted and filled.

In addition, I am requesting an extension of the 10 temporary positions (2 Social Service Assistants I; 8 Clerk Typists I) authorized by Council on October 26, 1971, to the end of February 1972 to permit a certain degree of overlapping which will result from the reorganization. These 10 positions will be phased out as quickly as possible, and certainly before February 1972.

Cont'd...

Board of Administration, December 10, 1971 (Social 3)

clause #2 Continued

The Comptroller of Accounts advises that, if this recommendation is approved by City Council, funds will be provided for the temporary positions as required in the 1972 Budget.

This report has been discussed with the Business Manager of the Municipal and Regional Employees Union, and he concurs.

I recommend that these requests be approved."

Your Board RECOMMENDS that the foregoing recommendation of the Director of Welfare Services be adopted, subject to the phasing out program of the ten overlapping positions, being to the approval of the Board of Administration.

FOR ADOPTION SEE PAGE(S) 508

Board of Administration, December 10, 1971 (Harbours 1)

HARBOURS AND PARKS MATTERS

RECOMMENDATION

1. Champlain Heights Park Sites

The Director of Finance reports as follows:

"At a meeting of the Board of Parks & Public Recreation on November 1st the following matter was resolved:

'The City Clerk advised that the City Council on October 26 considered the Board's request for deferment of payment for the 119.3 acres of new parks and approved the following:

'...That the Director of Finance include allocations from the 1971-1975 Capital Plan for Council approval in the 1972 Basic Capital Budget as follows:

(i) (a) From the Park Sites Acquisition Fund

\$308,000 to purchase the strip parks as shown under Table I of the Park Purchase Plan approved by Council on December 15, 1970 and reiterated by Council on June 22, 1971.

(b) Any balance remaining in this Fund at December 31, 1975 be applied firstly to the purchase of the lookout park site, and secondly to the purchase of the golf course site shown under Table II of the Park Purchase Plan approved by Council on December 15, 1970 and reiterated by Council on June 22, 1971.

(ii) From the Park Development Fund

\$100,000 for the development of the strip park sites included in Table I as above.

The effect of this would be to defer the major portion of Park Purchase to the next Five Year Plan as requested by the Park Board'

...

It was regularly moved and seconded,

'RESOLVED: That the Board accept the payment arrangement on the understanding that the prices that will be paid in the future for the lookout park site and the golf course would be fixed at \$275,000 and \$750,000 respectively.

- Carried.'

The lookout park and golf course sites have already been included in Table II of the Park Purchase Program at the values shown in the Parks Board resolution and the Champlain Heights development as planned provides for the utilization of these lands for park purposes. Under the circumstances it appears reasonable that the values that have already been established should be the basis of settlement to be used when funds are available for acquisition of park sites in the 1976-1980 Five Year Plan.

It is recommended that the values of \$275,000 for the lookout park and \$750,000 for the golf course be confirmed as the basis of settlement for these sites, subject to the acquisition taking place under a 1976 - 1980 Five Year Plan.

Your Board RECOMMENDS that the above recommendation of the Director of Finance be approved.

Board of Administration, December 10, 1971 (BUILDING - 1)

BUILDING AND PLANNING MATTERS

RECOMMENDATIONS:

1. Reconstruction of Gasoline Service
Station: 5736 Main Street

The Director of Planning & Civic Development reports as follows:

"Standard Oil Company of B.C. Limited have filed Development Permit Application No. 57386 to reconstruct the existing gasoline service station located at 5736 Main Street at the south east corner of 41st Avenue and Main Street.

The site is located in a C-2 Commercial District.

The gasoline service station policy as adopted by City Council in October 1968 permits the reconstruction of the existing gasoline service station located on this site.

The Technical Planning Board and the Town Planning Commission recommend that Development Permit Application No. 57386 be approved in accordance with the submitted application such plans and information forming part thereof thereby permitting the reconstruction of the gasoline service station located on this site subject to the following conditions:

1. Prior to the issuance of the Development Permit revised drawings are to be first submitted to the satisfaction of the Director of Planning clearly indicating:
 - (a) clarification with respect to site dimensions
 - (b) the provision of and details of screening along the easterly property line adjacent to the City lane.
 - (c) additional landscaping at the south west corner of the site and adjacent to the streets; all landscaping to be first approved by the Director of Planning.
 - (d) free standing signs not exceeding 25 feet in height overall.
2. All surfacing and screening on this site is to be completed in accordance with the approved drawings within sixty (60) days from the date of any use or occupancy of the proposed development and thereafter to be permanently maintained at all times.
3. All landscaping to be provided in accordance with the approved drawings within 6 months from the date of any use or occupancy of the proposed development and thereafter to be permanently maintained in good condition at all times.
4. The development including the use of all open portions of the site is to be carried out and maintained at all times in accordance with the approved drawings and Section 11(10) of the Zoning and Development By-Law."

Your Board RECOMMENDS that Development Permit Application No. 57386 be approved in accordance with the recommendations of the Technical Planning Board and the Town Planning Commission.

Board of Administration, December 10, 1971 (BUILDING - 2)

2. Enlarging Gasoline Service Station
Site for Additional Off-Street Parking:
1720 Nanaimo Street

The Director of Planning & Civic Development reports as follows:

"Standard Oil Company of B.C. Limited have filed Development Permit Application No. 56999 to enlarge the site to provide additional off-street parking facilities for the existing Gasoline Service Station at 1720 Nanaimo.

The site is located at the south east corner of Nanaimo Street and East 1st Avenue and is in a C-1 Commercial District.

The gasoline service station policy as adopted by City Council in October 1968 permits the expansion of the existing gasoline service station site provided, in the opinion of the Technical Planning Board such expansion would not be detrimental to existing retail shopping facilities.

No retail shopping facilities exist within the C-1 Zoning District at the south east corner of Nanaimo Street and East 1st Avenue.

The site is being enlarged by the acquisition of a former 25' wide City lane to the east - formerly existing between the service station and the B. C. Hydro Utility Building - and also by inclusion of a 27' wide lot (Lot 7) to the south.

City Council on January 20, 1970 approved the sale of the easterly City lane subject to certain conditions.

The Technical Planning Board is prepared to validate an existing nonconforming roof sign on the existing gasoline service station building.

The Technical Planning Board and the Town Planning Commission recommend that Development Permit Application No. 56999 be approved in accordance with the submitted application such plans and information forming part thereof thereby permitting the expansion of the existing gasoline service station site to provide additional off-street parking facilities subject to the following conditions:

1. Prior to the issuance of the Development Permit:

- (a) arrangements are to be first made to the satisfaction of the Director of Planning for the consolidation of the site into one parcel.
- (b) revised drawings are to be first submitted to the satisfaction of the Director of Planning indicating:
 - (i) the location of any tire displays on this site with such being in accordance with the regulations of Section 11(10) of the Zoning and Development By-law.
 - (ii) the provision on site of a satisfactory screened location for the garbage containers.
 - (iii) the provision of a 12' wide satisfactory landscape setback from Nanaimo Street adjacent to the off-street parking area; details of all landscaping to be provided.
- (c) all landscaping and screening is to be first approved to the satisfaction of the Director of Planning.

2. All surfacing and screening of the off-street parking areas and the open portions of the site are to be completed in accordance with the approved drawings and Section 12 of the Zoning and Development By-law within sixty (60) days from the date of any use or occupancy of the proposed development and thereafter to be permanently maintained at all times.

Clause 2 continued

3. All landscaping is to be provided in accordance with the approved drawings within six months from the date of any use of the approved development and thereafter to be permanently maintained in good condition at all times.
4. The development including the use of all open portions of the site is to be carried out and maintained at all times in accordance with the approved drawings and Section 11(10) of the Zoning and Development By-law."

Your Board RECOMMENDS that the Development Permit Application No. 56999 be approved in accordance with the recommendations of the Technical Planning Board and the Town Planning Commission.

3. Temporary Building:
1726 West 7th Avenue

The City Building Inspector reports as follows:

"A request has been received from the Medical Health Officer to place a rented temporary building on the above site for a period of two years for use as a medical clinic.

The building is a 10' x 52' prefabricated type structure. The framing and foundations do not meet the minimum requirements of the Building By-law. However, Section 2.6 of the Building By-law gives City Council the power to grant a permit to erect temporary structures for any period up to two years. I am prepared to recommend that the building be permitted on this site for a period of two years subject to the following conditions:

- (a) The owner of the structure shall deposit with the City a Bond of Indemnity satisfactory to the Corporation Counsel, to guarantee its removal at the end of the two year period.
- (b) Due provision shall be made for fire protection to the satisfaction of the Fire Chief.
- (c) The approval of the Technical Planning Board shall be first obtained."

Your Board RECOMMENDS that the recommendation of the City Building Inspector be adopted.

FOR ADOPTION SEE PAGE(S) 508

Board of Administration, December 10, 1971 (FINANCE - 1)

FINANCE MATTERS

CONSIDERATION

1. Grants in lieu of General, School, Hospital and Municipal Finance Authority Taxes

The Director of Finance has reported to your Board as follows:

"Requests for grants in lieu of taxes have been received from the following organizations.

The Assessment Commissioner has certified the properties will be shown as exempt on the 1972 Assessment Roll in accordance with Charter provisions, and the Corporation Council has confirmed the charitable organizations qualify for this exemption under Section 396 (c) of the Vancouver Charter.

These requests for grants in lieu of 1970 and 1971 taxes for the period from proof of occupancy to the date the properties become exempt, are subject to Council approval.

The requests are presented to Council in two sections.

A. Religious Organizations

(i)	<u>Union Gospel Mission Inc.</u>	\$ 46.10
	604 East Cordova Street - Lots 1 & 2/59/196	
	Church Mission	
	Occupied and in use from January 1, 1971	
	Grant to cover period from January 1, 1971 to	
	December 31, 1971	
(ii)	<u>St. James United Church</u>	506.92
	3214 West 10th Avenue - Lot A/65/540	
	Church Day Care Centre	
	Occupied and in use from November 16, 1970	
	Grant to cover period from	
	January 1, 1971 to December 31, 1971	
(iii)	<u>First Church of the Nazarene</u>	254.27
	988 East 19th Avenue - Lot C/56/301	
	Addition to Church	
	Occupied and in use from November 15, 1971	
	Date of first building inspection -	
	May 26, 1971	
	Grant to cover period from May 26, 1971	
	to December 31, 1971	
(iv)	<u>Reorganized Church of Jesus Christ of Latter Day Saints</u>	2,419.51
	3333 Kaslo Street - Lots A,B & C/D & E/	
	Sec. 44 THSL	
	Church	
	Occupied and in use from April 1, 1971	
	Date of first Building inspection -	
	June 30, 1970	
	Grant to cover period from June 30, 1970	
	to December 31, 1971	

(cont...)

Board of Administration, December 10, 1971 (FINANCE - 2)

Clause No. 1 (continued)

B. Charitable Organizations

(i) <u>B.C. Housing Foundation</u>	686.57
1444 East 13th Avenue - Lot F of B/171/264A Senior Citizens Housing Occupied and in use from September, 1971 Date of first Building inspection - April 29, 1971 Grant to cover period from April 29, 1971 to December 31, 1971	
This Senior Citizens Housing Development was financed partly by a grant from the Provincial Government as provided in the Elderly Citizens Housing Act. The charitable organization has confirmed that applicants are screened to ensure that his or her income is not in excess of the permissible amount set under this Provincial Act.	
(ii) <u>Children's Aid Society</u>	363.02
2034 Bayswater Street - Lot A/23&24/30/192 Transient shelter for teenagers in need of child Welfare Services Occupied and in use from May 1, 1971 Grant to cover period from May 1, 1971 to December 31, 1971	
(iii) <u>Children's Aid Society</u>	746.61
94-96 West 18th Avenue - Lots 1&2/544/526 Group living home for teenagers Occupied and in use from November 9, 1970 Grant to cover period from November 9, 1970 to December 31, 1971	
(iv) <u>Children's Aid Society</u>	359.90
1105 Park Drive - Lot 21 of 5/1001/526 Group living home for teenagers Occupied and in use from March 15, 1971 Grant to cover period from March 15, 1971 to December 31, 1971	
	\$5,382.90

As grants in lieu of taxes are subject to Council approval,
the above requests for grants in lieu of taxes amounting to
\$5,382.90 in total are submitted for Council consideration."

Your Board submits the foregoing report of the Director of Finance for Council CONSIDERATION.

Board of Administration, December 10, 1971 (FINANCE - 3)

RECOMMENDATION

2. Vancouver Employees' Savings Plan and School Board Employees

The Corporation Counsel reports as follows:

"In September 1971 the majority of the employees participating in the Vancouver Employees' Savings Plan agreed to the following by secret ballot:

- (a) to permit all School Board employees participating in the School Board Separation Trust Fund to transfer the securities and monies held in that fund to, and thereafter to participate in, the Vancouver Employees' Savings Plan;
- (b) to permit the School Board employees to appoint one nominee to represent them;
- (c) to authorize the nominees to negotiate with any other group or groups of employees who may in future wish to participate in the Vancouver Employees' Savings Plan.

Following this ballot, on October 29, 1971, the School Board, Canada Permanent Trust Company and the nominees of the School Board employees entered into an agreement which, inter alia, terminated the agreement establishing the School Board Separation Trust Fund and directed Canada Permanent Trust Company to transfer the School Board Separation Trust Fund as of October 29, 1971 to Royal Trust Company.

The Vancouver Employees' Savings Plan was established and is operated under an agreement dated January 1, 1971, entered into by the City, the Municipal and Regional Employees' Union, Royal Trust Company and the nominees of the employees. To bring into effect the wishes of the employees, it is now necessary to modify this agreement. The nominees of the employees have agreed upon the terms of the modification agreement, which agreement is to be dated as of November 1, 1971. This modification agreement does not in any way increase the responsibility of the City of Vancouver, the Union or the Board of School Trustees.

It is recommended that the modification agreement dated as of November 1, 1971, as agreed to by the nominees, be approved and that the same be executed by the Mayor and the City Clerk and the seal of the City affixed thereto."

Your Board RECOMMENDS the foregoing recommendation of the Corporation Counsel be adopted.

Board of Administration, December 10, 1971 (FINANCE - 4)

CONSIDERATION

3. Grant Request - Vancouver Symphony Society

The Vancouver Symphony Society has submitted a request for

- I. A minimum grant of \$46,500 for their 1971-72 season, and
- II. An additional grant of \$6,000 to cover the rent of the Queen Elizabeth Theatre for the 1970-71 season.

For Council information, your Board wishes to point out that

I. Grant Request of \$46,500 for the 1971-72 Season

(a) In 1971 Council approved a grant to the Society of \$25,000 in theatre rental time. This grant is applicable to theatre rental time used in the current year and was applied by the City as follows:

1971 theatre rentals in their 1970-71 season	\$14,265
1971 theatre rentals in their 1971-72 season	<u>10,735</u>
	<u>\$25,000</u>

(b) The grant to cover the 1972 portion of the 1971-72 season cannot be approved by Council until 1972 and would normally be part of the City budget.

II. An Additional Grant of \$6,000 for the Year 1971

(a) In 1970 Council approved a cash grant to this Society of \$25,000 plus an additional \$6,000 to subsidize the cost of their children's program.

(b) In 1971 the City grant, as previously noted, was \$25,000 and the Society is requesting an additional \$6,000 to bring the 1971 grant up to the amount of the 1970 grant. Since all Queen Elizabeth Theatre charges for the Society's 1970-71 season have been paid in full, any additional grant approved by Council should be applied against \$6,165.00 of theatre rental unpaid to December 31st, 1971.

Your Board submits the matter to Council for CONSIDERATION.

(Copies of the Society's letter is circulated for information)

DELEGATION THIS DAY - Vancouver Symphony Society

FOR ADOPTION SEE PAGE(S) 508-511

BOARD OF ADMINISTRATIONPERSONNEL MATTERSSUPPLEMENTARY REPORTDECEMBER 10, 1971RECOMMENDATIONS1. Deferred Vacation - Mr. W. B. Morris, Plumbing & Gas Inspector, Permits & Licenses Department

The Director of Personnel Services reports as follows:

"I have received from the Director of Permits & Licenses the request that 15 days 1971 vacation entitlement of Mr. W.B. Morris, Plumbing and Gas Inspector, be deferred until 1972. Mr. Morris has had two accidents this year, both covered by Workmen's Compensation, and was unable to take his vacation because he was undergoing examination and treatment. Although he is on the job, he is still receiving treatment, part of which requires him to remain active. His physician recommends he continue working rather than take vacation or sick leave.

The Director of Occupational Health Services has discussed this matter with Mr. Morris' physician; agrees that it would be beneficial to Mr. Morris if he were to continue working, and supports deferment of the vacation until next year.

As the request of Mr. W. B. Morris is also in the best interest of the City and as the Director of Permits & Licenses, the Director of Occupational Health Services and myself agree on this vacation deferment, I recommend approval."

Your Board RECOMMENDS that the foregoing recommendation of the Director of Personnel Services be adopted.

2. Deferment of 1971 vacation - Mr. A. Stringer, Health Department

The Acting Director of Personnel Services reports as follows:

"The Medical Health Officer reports that Mr. A. Stringer, Public Health Inspector IV will be on sick leave with pay from November 29, 1971 through December 31, 1971 due to an injury received in the course of his duties.

The Medical Health Officer requests that authority be given to defer the balance of 10 days 1971 vacation entitlement due to Mr. Stringer to 1972.

It is recommended that the request of the Medical Health Officer for this deferment of 10 days vacation be approved."

Your Board RECOMMENDS that the foregoing recommendation of the Acting Director of Personnel Services be adopted.

Board of Administration, December 10, 1971 (PERSONNEL - 2)

3. Deferred Vacation - Mr. M. M. Cross, Assistant Director - Special Projects, Department of Planning and Civic Development

The Acting Director of Personnel Services reports as follows:

"I have received from the Director of Planning and Civic Development the request that five (5) days of the fifteen (15) days of the above mentioned employee's 1971 vacation entitlement be deferred to 1972. The Director of Planning and Civic Development has indicated that due to the pressures of work, Mr. Cross will be unable to take his full entitlement between now and the end of the year.

I therefore recommends that permission be granted to Mr. M. M. Cross, Assistant Director-Special Projects, to transfer five days of his 1971 vacation entitlement to 1972."

Your Board RECOMMENDS that the foregoing recommendation of the Acting Director of Personnel Services be adopted.

FOR ADOPTION SEE PAGE(S) 51

BOARD OF ADMINISTRATIONPROPERTY MATTERSDECEMBER 10, 1971RECOMMENDATION1. Lease of 250 Terminal Avenue

The Supervisor of Property and Insurance reports as follows:

"By Resolution of Council dated January 6th, 1971, Lot 16, Block A2, D.L. 2037, was leased to Can Am Mex Manufacturing Limited for the term November 1st, 1970 to December 31st 1988. Subsequently, Can Am Mex Manufacturing Limited have declared bankruptcy and vacated the site. A new tenant, D'Vincent Industries Corporation Limited have now requested a 5 year lease with options to renew for subsequent 5 year periods, the last period to expire on December 31, 1988.

The Supervisor of Property & Insurance recommends that the City-owned property known as 250 Terminal Avenue be leased to D'Vincent Industries Corporation Limited for a 5-year period, January 1st, 1972 to December 31st, 1976, subject to the following terms:

- (a) Rental - \$5,460.00 per annum plus an amount equal to all taxes as if levied.
- (b) A 5-year lease with options to renew for 3 subsequent 5-year periods, a final term of 2 years to expire on December 31st, 1988.
 - (i) Lessee's option to renew must be exercised 3 months prior to expiry date.
 - (ii) Rental for the succeeding term shall be determined 4 months prior to expiry of the current 5-year term.
- (c) Lessee to be responsible for:
 - (i) All utilities.
 - (ii) All interior alterations, redecorating and to repair -- fair wear and tear excepted.
 - (iii) Interior electrical system repair and maintenance.
- (d) City to be responsible for:
 - (i) Exterior maintenance.
 - (ii) Structural maintenance.
 - (iii) Mechanical maintenance, repair to heating and plumbing systems.
- (e) Lessee to deposit the equivalent of the last 3 months' rental as security.

RECOMMENDED that the foregoing terms and conditions be adopted and a lease drawn in favour of D'Vincent Industries Corporation Limited, subject to the agreement being to the satisfaction of the Corporation Counsel and the Supervisor of Property and Insurance.

(Continued)

Board of Administration, December 10, 1971 . . . (PROPERTY MATTERS - 2)

Clause No. 1 (Continued)

Your Board

RECOMMENDS the foregoing recommendation of the Supervisor of Property and Insurance be adopted.

2. Sale of City Lot, Situated N/S Napier Street
between Clark Drive & Odlum Drive to
Chuck Wagon Meat Processors Limited

The Supervisor of Property and Insurance reports as follows:

"City Council on October 5th 1971, in giving consideration to a report of the Board of Administration on the above matter resolved that the City land be sold to Chuck Wagon Meat Processors Limited with the provision that they dedicate the Easterly 3 feet of the private property held under option by Chuck Wagon to be dedicated for widening of the existing North/South lane, that vehicular access to the rear of the privately-owned lots fronting on Clark Drive be made available for as long as each lot is wholly used for residential purposes, the scheme of development to be first approved by the Technical Planning Board, and the sale being subject to consolidation of all the lands prior to rezoning the lands from RM-3 to M-1.

Subsequent to this recommendation of City Council, the matter was forwarded to a Public Hearing held on October 14th 1971. At the Hearing, objection was raised by an owner on Clark Drive against the rezoning application because of dissatisfaction with the guarantee of access to the garage at the rear of his property.

City Council then referred the rezoning application back to the Director of Planning to endeavour to work out a satisfactory arrangement between the applicant and the adjoining owners fronting on Clark Drive regarding lane access and then report back to Council.

Before the problem could be resolved, Chuck Wagon Meat Processors Limited, by letter received October 29th 1971, have stated that they had lost their option to purchase the properties adjoining the City-owned land. Consequently, they wished to cancel their application to purchase the City-owned lot and request their deposit be returned.

In the interim, one of the owners in the block, facing on Clark Drive has put forth a proposal for development of the adjoining land on a similar basis, insofar as rezoning and consolidation of the land will be required. This proposal is being discussed with the Zoning Planner and the Property and Insurance Office and it is evident that additional time will be required before the matter can be resolved to the point of submission of a report.

In view of the foregoing, it is

RECOMMENDED that the Resolution of City Council of October 5th 1971, to sell City-owned Lot 10 ex. East 25 feet of Block 30, D.L. 182 to Chuck Wagon Meat Processors Limited, be rescinded and their deposit returned.

Your Board

RECOMMENDS the foregoing recommendation of the Supervisor of Property and Insurance be adopted.

Board of Administration, December 10, 1971 . . . (PROPERTY MATTERS - 3)

3. City of Vancouver Automobile Fleet Insurance

The Supervisor of Property and Insurance reports as follows:

"The City's annual Automobile Fleet and Non-owned Automobile Liability Insurance Policy expires December 31st, 1971. This policy currently insures 910 licensed motor vehicles and 340 licensed trailers, compressors and various other pieces of road equipment with Third Party Liability limits of \$1,000,000 inclusive. The present broker is Vancouver Holdings (B.C.) Limited who have placed the coverage with Hartford Fire Insurance Company. The current annual premium totalled \$139,930.00 when tendered in 1970 and after allowing for various additions and deletions is now \$160,254.00 for the Automobile Fleet and \$1,076.00 for Non-owned Automobile Liability.

In accordance with Council's instructions and on the basis of existing coverage, tenders for the renewal of this policy for the year 1972 were called for and opened at a meeting of the Board of Administration on December 6th, 1971. One quotation only was received from Vancouver Holdings (B.C.) Limited on behalf of the Hartford Fire Insurance Company. This is as follows:

Standard Auto Policy with Third Party Liability and Passenger Hazard \$1,000,000.00 inclusive limits) \$153,500.00
Standard Non-owned Policy with Third Party Liability \$1,000,000.00 inclusive limits) \$ 1,450.00

A comparison of claims experience compiled over the past six years has been obtained from the City's broker and is shown below:

Year	Premium	Claims	% of Premium
1966	\$ 76,462.00	\$71,867.00	93.99%
1967	\$104,276.00	Paid \$ 48,860.00) \$ 71,660.00 o/s \$ 22,800.00)	68.72%
1968	\$ 90,510.00	\$48,092.00	53.13%
1969	\$ 88,850.00	Paid \$153,114.11) \$213,574.11 o/s \$ 60,460.00)	240.37%
1970	\$109,503.00	Paid \$ 72,415.00) \$ 93,869.00 o/s \$ 21,454.00)	85.72%
* 1971	* \$120,190.00 \$160,254.00	Paid \$ 33,688.32)** \$ 64,091.32 o/s \$ 30,403.00)	53.33% (to Sept. 30/71.)

* Earned premium to September 30th 1971

** Losses to September 30th 1971

(o/s - Outstanding claims against the City which have not been paid by the insurance company, but a reserve has been set up in this amount.)

RECOMMEND that the tender submitted by Vancouver Holdings (B.C.) Limited on behalf of the Hartford Insurance Company be accepted in accordance with the tender submitted.

Your Board

RECOMMENDS the foregoing recommendation of the Supervisor of Property & Insurance be adopted.

Board of Administration, December 10, 1971 . . . (PROPERTY MATTERS - 4)

4. Plate Glass Insurance

The Supervisor of Property and Insurance reports as follows:

"The City's Plate Glass Insurance Policy expires on January 1st, 1972. This policy is presently serviced by H.A. Roberts Insurance Agencies Limited, on behalf of the Royal Insurance Company. The current annual premium was quoted at \$10,000.00, and with various additions and deletions, is now \$10,457.00. The policy contains a \$50.00 deductible clause for each occurrence and consists of 63 locations as indicated on a schedule.

In accordance with Council's instructions and on the basis of existing coverage, tenders for the renewal of this policy were called for and opened at a meeting of the Board of Administration on December 6th 1971. The following tenders were received and are quoted on the basis of a three year term.

H.A. Roberts Insurance Agencies Ltd. - Royal Insurance Company
Three year premium - \$24,354.00
Annual - \$ 8,118.00

Macaulay, Nicolls, Maitland Co. Ltd. - Insurance Company of North America
Three year premium - \$21,430.00
Annual - \$ 7,500.00

RECOMMENDED that the tender submitted by Macaulay, Nicolls, Maitland and Company Limited on behalf of the Insurance Company of North America be accepted in accordance with the tender submitted."

Your Board

RECOMMENDS the foregoing recommendation of the Supervisor of Property & Insurance be adopted.

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FOR ADOPTION SEE PAGE(S) 511-512